BOUNDARY SURVEY FOR LARRY DOYLE 1863 WEST 13640 SOUTH RIVERTON, UT 84065 60' WIDE ROAD EASEMENT SECTION 34 CRAIG KELSEY PROP. AS PER THAT DEED RANDY IVIE PROPERTY AS PER THAT DEED TOWNSHIP 3 SOUTH, RANGE 5 WEST UINTAH SPECIAL BASE AND MERIDIAN IN BOOK A205, PAGE 689 IN BOOK A302, PAGE 568 DUCHESNE COUNTY, UTAH SURVEYOR' CERTIFICATE I, Clinton S. Peatross, Duchesne, Utah, do hereby certify that I am a Registered Land Surveyor, and that I hold License No. 155666, as prescribed by the laws of the state of Utah, and that I have made a survey of the following described tracts of land: DEED = EAST 250.00' MEASURED 238.31' PROPERTY DESCRIPTIONS RADIUS POINT OF 100' DIAMETER CUL-DE-SAC FOUND STAKE SET DURING AND POINT OF BEGINNING FOR DESCRIPTIONS 2.41 ACRE TRACT ORIGINAL PROPERTY SURVEY A tract of land located in Section 34, Township 3 South, Range 5 West, Uintah Special Base and Meridian, Duchesne County, Utah, being further described as follows: Beginning at a point being South 89°55' West a distance of 1320 feet (measured South 89°44'27" West a distance of 1314.57 feet) along the South section line; thence North 0°02' West a distance of 754.30 feet (measured North 0°16'33" East a distance of 722.73 feet along the 40 acre line); thence East a distance of 250.00 feet (measured 238.31 feet) to the Point Of Beginning, said point being the radius point of a 100 foot diameter cul-de-sac; thence South 63°07' East a distance of 460.00 feet, more or less, to the centerline of the Strawberry River; thence South 5°46' East a distance of 303.00 feet along said river; thence South 73°40' West a distance of 122.98 feet along said river; thence North 33°09' West a distance of 590.10 feet; thence North 0°02' West a distance of 50.00 feet to the Point Of Beginning, containing 2.41 acres. 2.41 Acres 2.42 ACRE TRACT A tract of land located in Section 34, Township 3 South, Range 5 West, Uintah Special Base and Meridian, Duchesne County, Utah, being further described as follows: Beginning at a point being South 89°55' West a distance of 1320 feet (measured South 89°44'27" West a distance of 1314.57 feet) along the South section line; thence North 0°02' West a distance of 754.30 feet (measured North 0°16'33" East a distance of 722.73 feet along the 40 acre line); thence East a distance of 250.00 feet (measured 238.31 feet) to the Point Of Beginning, said point being the radius point of a 100 foot diameter cul-de-sac; thence South 0°02' East a distance of 50.00 feet; thence South 33°09' East a distance of 590.10 feet, more or less, to the centerline of the Strawberry River; thence South 73°40' West a distance of 75.02 feet along said river; thence ORIGINAL DESCRIPTIONS AS PER THOSE DEEDS FOUND IN BOOK A280, PAGE 689, AND BOOK AIIS, PAGE 203 South 17°43' West a distance of 170 feet (measured 128.71 feet to close) along said river; thence North 62°39'06" West a distance of 120 feet, more or less, (measured 129.84 feet to close); 2.42 Acres SCALE 1'' = 100'thence North 16°13'51" West a distance of 348.26 feet; thence North 21°51'56" West a distance ●= 1/2" x 24" REBAR SET DURING THIS SURVEY of 306.85 feet; thence North 85°34'28" East a distance of 115.73 feet to the Point Of Beginning, ■ = CORNER FOUND DURING THIS SURVEY RICHARD IVIE PROPERTY containing 2.42 acres. = FENCELINE AS PER THAT DEED IN BOOK A204, PAGE 436 I further certify that the visible improvments effecting the boundaries of the above described tracts of land, are as shown on this plat. _DEED = \$17°43'W 170.00' MEASURED 128.71' TO CLOSE DEED = N 62°39'06" W 120'+or-MEASURED 129.84' TO CLOSE Clinton S. DEED = SOUTHERLY ALONG CENTERLINE Peatross. FOUND B.L.M. MONUMENT AT
THE SOUTHEAST SECTION CORNER RIVER TO SECTION LINE 440'+or-No 155666 DEED = 589°55'W 1320'MEASURED \$89°44'27"W 1314.57 5258.28' CORNER TO CORNER **NARRATIVE** PURPOSE OF SURVEY: The purpose of this survey was to create two seperate tracts of land as N 89°57'32"E S 89°27'25"E FOUND COUNTY MONUMENT 2629.41' shown and described above, and to set permanent markers at the property corners. BASIS OF BEARING: The basis of bearing was taken from previous surveys and descriptions and using old corners found and fencelines as shown on the plat. POSITION OF THESE CORNERS SURVEY FINDINGS: The Southeast section corner was re-established by the B.L.M. in 1993 TAKEN FROM U.S.B.R. DATA but does not fit the position used to survey the properties shown on this plat. I used an original property corner stake found and fencelines to perform the survey with measured ties back to the S 89°44'24"E FOUND COUNTY MONUMENT 1313.59' 1313.59 2634.79' NOTE: This survey was performed at the request of Larry Doyle and does not guarantee or insure ownership or show leins or rights of way recorded or unrecorded. COUNTY SURVEYOR'S FILE # 953 PREPARED BY PEATROSS LAND SURVEYS P.O. BOX 271 S89°44'27"W FOUND B.L.M. MONUMENT DUCHESNE, UT 84021 (435) 738-5753